CENTRAL FRONTENAC

Notice of Passing of an Amendment to the Zoning By-law of the Township of Central Frontenac Concerning Zoning By-law Amendment ZB-04-22 (Bott)

Posted On Wednesday May 31, 2023

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Township of Central Frontenac

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Take Notice that the Council of the Corporation of the Township of Central Frontenac passed By-law Number 2023-28 on May 23, 2023 under Section 34 of the *Planning Act*, RSO 1990, as amended.

Subject Property: The property is legally known as Units 45 and 46, Level 1 Frontenac Vacant Land Condominium Plan no. 70 and its appurtenant interest, geographic Township of Kennebec, now the Township of Central Frontenac, municipally known as 1077 and 1083 Ashgrove Trail, Arden.

Purpose and Effect: The purpose and effect of the Zoning By-law Amendment is to rezone two condominium units to treat them as one lot for the purposes of zoning, and to allow one residential dwelling, and detached garage, and to acknowledge the conditions of the holding provisions and requirements set out in the Condominium Declaration and Description and the Condominium Agreement relating to satisfactorily meeting the Ministry of the Environment guidelines D-5-4 and D-5-5. The rezoning of these lands is intended to allow for the use of two condominium units to be developed as one development parcel allowing only one residential dwelling between the two units and one detached garage as a principal use on the other unit.

Appeal: The last date for filing a notice of appeal of Amending By-law 2023-28 (attached) is **Thursday June 15, 2023 at 4:00pm.**

Any such appeal must be filed with the clerk of the municipality and must set out the reasons for the appeal and must be accompanied by the fee required by the Ontario Land Tribunal. Only individuals, corporations and public bodies may appeal a zoning by-law amendment to the Ontario Land Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council, or in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

The amendment to the Zoning By-law is available for inspection in the office of the clerk during regular business hours. Please contact the Township offices prior to attending.

Notice of collection: Personal information collected as a result of this public meeting is collected under the authority of the Municipal Act, the Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), the Planning Act, and all other relevant legislation, and will be used to assist in making a decision on this matter. All personal information (as defined by MFIPPA), including (but not limited to) names, addresses, opinions and comments collected will be made available for public disclosure to members of the public, at the meeting, through requests, and through the website of the Corporation of the County of Frontenac. Questions regarding the collection, use, and disclosure of this personal information may be directed to the undersigned.

Concurrent Applications: No concurrent applications have been submitted.

Dated at the Township of Central Frontenac this 26th day of May, 2023.

Cindy Deachman, Deputy Clerk

Township of Central Frontenac, 1084 Elizabeth Street P.O. Box 89

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